



CITY OF SAINT PAUL
OFFICE OF THE CITY COUNCIL
310 CITY HALL
15 WEST KELLOGG BOULEVARD
SAINT PAUL, MN 55102-1615
Marcia Moermond, Legislative Hearing Officer
EMAIL: legislativehearings@ci.stpaul.mn.us
PHONE: (651) 266-8585 FAX: (651) 266-8574

April 30, 2021

Lorie Miller
Tranquil Holdings, LLC
3046 Bryant Ave. S
Minneapolis, MN 55408

VIA MAIL & EMAIL:
moonlightdancingonwaves@gmail.com

Re: Remove or Repair of the Structure at 975 Hudson Road

Dear Lorrie Miller:

This is to confirm that at the Legislative Hearing on April 27, 2021 at which you did not attend, Legislative Hearing Officer Marcia Moermond recommended continuing the above-referenced matter to Legislative Hearing on **Tuesday, May 11, 2021 between 9:00 and 11:00 am via phone** to attempt to reach you.

If you wish to attend this teleconference, please contact me as soon as possible at 651-266-8515 or Joanna.zimny@ci.stpaul.mn.us with your contact information.

For your reference, in order to rehabilitate the property the following conditions will need to be met in order to receive a grant of time to do so:

1. post a \$5,000 performance deposit with the Department of Safety & Inspections (DSI);
2. apply for a Code Compliance inspection with the Department of Safety & Inspections. Note that a Code Compliance Inspection was done on August 15, 2016 but is now expired;
3. Real estate taxes for 2020 are delinquent in the amount of \$4,522.38, which includes penalty and interest. These must be brought current before moving forward;
4. submit evidence of financing sufficient to complete the rehabilitation. Staff estimates cost \$50,000. If total for bids are more than 20% less than staff estimate, a high level of detail will be required. Financing could be business or personal accounts, a line of credit, or construction loan. Other types of financing will be reviewed on a case by case basis;
5. submit an affidavit indicating the finances will be dedicated to completing the project and not diverted until a code compliance certificate is issued;



6. submit work plan, sworn construction statement, or scope of work. This should include subcontractor bids and a schedule for completion of the project; and
7. the property must be maintained.

This matter will go before City Council on Wednesday, May 26, 2021. If we do not receive contact from you, Ms. Moermond **will recommend that the building is demolished within 15 days with no option for repair.** If you wish to contest to the recommendation Ms. Moermond will give at the May 11, Legislative Hearing, and give live testimony remotely at the City Council Public Hearing on **May 26, 2021 between 3:30 p.m. and 5:00 p.m.**, please contact me at 651-266-8515 or legislativehearings@ci.stpaul.mn.us to let our staff know before noon. If I don't hear from you, I will assume you are not appealing further and the building will be removed.

If you have any questions, please contact me at 651-266-8515.

Sincerely,

/s/

Joanna Zimny

Legislative Hearing Executive Assistant

- c: Rehabilitation & Removal staff
 Steve Magner – Department of Safety & Inspections, Housing and Code Enforcement
 Manager
 Phil O'Brien via email: mnshortsaleagent@gmail.com